

SAXONY K ASSOCIATION, INC.
2023 APPROVED OPERATING BUDGET WITH FULLY FUNDED RESERVES
For the Period of January 1, 2023 through December 31, 2023

ACCOUNT ID	2022	2023	2023	FULLY FUNDED	
	APPROVED ANNUAL BUDGET	APPROVED ANNUAL BUDGET	APPROVED MONTHLY BUDGET	0.0189167 1-B/R GARDEN	0.02275 2-B/R GARDEN
INCOME					
Maintenance Fees	255,075	285,202	23,765	465	521
Prior year surplus	14,500	0	0	0	0
SUBTOTAL	269,575	285,202	23,765	465	521
TOTAL MONTHLY PAYMENT \$				465 \$	521
MANAGEMENT FEES					
Management	4,890	5,206	434	8.21	9.87
Accounting	1,910	1,910	159	3.01	3.62
Lawn Maintenance	7,386	7,500	625	11.82	14.22
Irrigation Maintenance	2,699	2,725	227	4.29	5.16
Building maintenance	2,547	2,820	235	4.45	5.35
Janitorial	1,695	2,892	241	4.56	5.48
TOTAL MGT FIXED EXP.	21,127	23,053	1,921	36.34	43.70
ASSOC PASS-THRU EXP.					
Annual Mailings & Misc. Admin.	500	500	42	0.79	0.96
Bad debt allowance	5,000	3,000	250	4.73	5.69
Cable T.V.	13,029	13,421	1,118	23.30	23.30
Corporate Annual Report	62	62	5	0.09	0.11
Electricity - Building	600	600	50	0.95	1.14
Electricity - Pumps	100	100	8	0.15	0.18
Electricity - Street Lights	654	654	55	1.04	1.25
Fees to Division	192	192	16	0.30	0.36
Insurance	63,000	72,000	6,000	113.50	136.50
Irrigation Repairs	400	400	33	0.62	0.75
Legal fees - general	2,500	1,500	125	2.36	2.84
Legal fees - collections	3,500	2,500	208	3.93	4.73
Lift expenses	1,200	1,200	100	1.89	2.28
Perimeter Hedge	1,200	1,200	100	1.89	2.28
Pest Control	200	200	17	0.32	0.39
KPRC - Community & Rec Area	135,939	138,416	11,535	233.22	247.39
Dumpster Rental	600	600	50	0.95	1.14
Miscellaneous (Spendables)	0	1,000	83	1.57	1.89
Tree Trimming	1,300	1,300	108	2.04	2.46
TOTAL ASSOC. EXP	229,976	238,844	19,903	393.64	435.64
RESERVES					
Lifts	1,600	1,600	133	2.43	2.88
Paving	0	0	0	0.00	0.00
Roofing	13,630	18,462	1,538	28.09	33.36
Exterior Painting	3,242	3,243	270	4.93	5.86
TOTAL RESERVES	18,472	23,305	1,941	35.45	42.10
TOTAL ALL EXPENSES	269,575	285,202	23,765	465	521

SAXONY K - REQUIRED RESERVE CALCULATIONS

	ESTIMATED COST	EST. BAL 1/1/2023	REQUIRED FUNDING	ESTIMATED LIFE	REMAINING LIFE	2023 FULLY FUNDING
Lifts	27,000	6,194	20,806	15	13	1,600
Paving	10,000	13,002	(3,002)	10	1	0
Roofing	240,000	0	240,000	18	13	18,462
Exterior Painting	25,000	18,514	6,486	8	2	3,243
TOTAL	302,000	37,710	264,290			23,305